



AN ORDINANCE
BY: COUNCILMEMBER HOWARD SHOOK

Handwritten signature: Howard Shook

AN ORDINANCE IMPOSING A MORATORIUM ON THE ACCEPTANCE OF APPLICATIONS FOR THE REZONING OF ANY PROPERTY TO THE "I-2 HEAVY INDUSTRIAL" ZONING CLASSIFICATION, FOR THE PURPOSE OF ALLOWING THE BUREAU OF PLANNING TO CREATE SEPARATE LAND USE CLASSIFICATIONS FOR LIGHT INDUSTRIAL AND HEAVY INDUSTRIAL USES AS A PART OF THE 2004 ANNUAL UPDATE OF THE COMPREHENSIVE DEVELOPMENT PLAN; SUCH MORATORIUM TO LAST FOR A PERIOD NOT TO EXCEED 180 DAYS, UNLESS EXTENDED BY FURTHER ACTION OF THE CITY COUNCIL.

WHEREAS, the Land Use Element of the City of Atlanta Comprehensive Development Plan ("CDP") contains a single classification for "Industrial" properties; and

WHEREAS, the Zoning Ordinance divides industrial uses into two (2) districts – I-1 (Light Industrial) and I-2 (Heavy Industrial); and

WHEREAS, there is a considerable difference in the nature and intensity of the uses permitted in these districts as recognized by a comparison of Sections 16-16.002 and Section 16-17.002 of the Zoning Code, the Statement of Intent for said districts; and

WHEREAS, there are clearly some properties designated for industrial use which may be appropriate for I-1 (Light Industrial) uses, but not for I-2 (Heavy Industrial) uses; and

WHEREAS, the CDP currently gives no guidance as to whether particular areas of the City designated as "Industrial" are more appropriately utilized for light industrial uses; and

WHEREAS, Section 16-27.011, which provides that all amendments to the City's Zoning Map through rezoning applications must be in accord with the CDP, would not prevent the rezoning of a property from I-1 (Light Industrial) uses to I-2 (Heavy Industrial) until such time as the CDP can be amended; and

WHEREAS, other property not presently zoned as I-2 may be classified as Industrial in the Land Use Element of the CDP but is presently zoned for non-industrial uses; and

WHEREAS, it is in the best interests of the City and for the health, safety and welfare of its residents, commuters, and visitors that the status of I-2 uses be maintained at their present level and location until such time as the Bureau of Planning can review the Land Use Element of the CDP and propose appropriate map amendments which shall provide



more detailed guidance as to whether property is designated for light industrial uses or heavy industrial uses and which shall govern rezoning applications which contemplate changes in the uses within designated industrial districts.

THE CITY COUNCIL OF THE CITY OF ATLANTA, GEORGIA HEREBY ORDAINS, as follows:

SECTION 1. For the purpose of studying the revision and amendment of the Land Use Element of the CDP with regard to the separation of the present single "Industrial" land use designation into separate land use designations appropriate for "Light Industrial" and "Heavy Industrial" uses and the creation of a proposal for appropriate map amendments to implement said goal, a moratorium is hereby declared on the acceptance of applications for rezoning any property in the City, to the I-2 zoning classification.

SECTION 2. This moratorium shall be in effect for 180 days from the effective date of this ordinance, unless extended by further action of the City Council, and the Bureau of Planning is hereby ordered to accept no applications for the rezoning of property to the I-2 zoning classification during the period of this moratorium.

A true copy,

Rhonda Daughlin Johnson
Municipal Clerk, CMC

ADOPTED by the Council
RETURNED WITHOUT SIGNATURE OF THE MAYOR
APPROVED as per City Charter Section 2-403

MAR 03, 2003

MAR 12, 2003

RCS# 4515
3/03/03
2:51 PM

Atlanta City Council

Regular Session

03-O-0304 Moratorium on applications for rezoning
 of "I-2 Heavy Industrial" Zoning Class.
 ADOPT

YEAS: 13
NAYS: 0
ABSTENTIONS: 0
NOT VOTING: 3
EXCUSED: 0
ABSENT 0

| | | | |
|-----------|-------------|------------|------------|
| Y Smith | Y Archibong | Y Moore | Y Mitchell |
| Y Starnes | Y Fauver | NV Martin | Y Norwood |
| Y Young | Y Shook | Y Maddox | Y Willis |
| Y Winslow | Y Muller | NV Boazman | NV Woolard |

03-O-0304

03-0-0304

(Do Not Write Above This Line)

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HOWARD SHOOK *Howard Shook*

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FOR THE REZONING OF ANY PROPERTY TO
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ALLOWING THE BUREAU OF PLANNING TO
CREATE SEPARATE LAND USE
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AND HEAVY INDUSTRIAL USES AS A PART
OF THE 2004 ANNUAL UPDATE OF THE
COMPREHENSIVE DEVELOPMENT PLAN;
SUCH MORATORIUM TO LAST FOR A
PERIOD NOT TO EXCEED 180 DAYS; UNLESS
EXTENDED BY FURTHER ACTION OF THE
CITY COUNCIL.

ADOPTED BY
MAR 03 2003
COUNCIL.

- ☐ CONSENT REFER
- ☐ REGULAR REPORT REFER
- ☐ ADVERTISE & REFER
- ☐ 1st ADOPT 2nd READ & REFER
- ☒ PERSONAL PAPER REFER

Date Referred 2/17/03
Referred To: Zoning
Date Referred _____
Referred To: _____
Date Referred _____
Referred To: _____

First Reading

Committee _____
Date _____
Chair _____
Referred To _____

Committee

Date

Chair

Action

Fav, Adv, Hold (see rev. side)
Other

Members

Members

Zoning
Feb. 26, 2003
Chair
Way Harwood
Fav, Adv, Hold (see rev. side)
Other

Howard Shook
Chair
Feb. 26, 2003
Fav, Adv, Hold (see rev. side)
Other

Refer To

Refer To

Committee

Date

Chair

Action

Fav, Adv, Hold (see rev. side)
Other

Members

Committee

Date

Chair

Action

Fav, Adv, Hold (see rev. side)
Other

Members

Refer To

Refer To

- FINAL COUNCIL ACTION
- ☐ 2nd
 - ☐ 1st & 2nd
 - ☐ 3rd
 - ☐ Consent
 - ☐ V Vote
 - ☒ RC Vote

CERTIFIED

CERTIFIED
MAR 03 2003

MILWAUKEE CITY COUNCIL PRESIDENT
Robert W. Manders

REGISTERED
MAR 03 2003

Rachel Douglas Johnson
MUNICIPAL CLERK

MAYOR'S ACTION

APPROVED

MAR 12 2003

WITHOUT SIGNATURE
BY OPERATION OF LAW